

AMENDMENT TO THE APPLICATION AND REPORT
AND DECISION OF SCHOOL HOUSE '77 ASSOCIATES
FOR THE AUTHORIZATION AND APPROVAL OF A
PROJECT UNDER MASSACHUSETTS GENERAL LAWS
(TER. ED.) CHAPTER 121A AS AMENDED, AND CHAPTER
652 OF THE ACTS OF 1960, TO BE UNDERTAKEN AND
CARRIED OUT BY A LIMITED PARTNERSHIP FORMED
UNDER MASSACHUSETTS GENERAL LAWS, CHAPTER 109,
AND APPROVAL TO ACT AS AN URBAN REDEVELOPMENT
LIMITED PARTNERSHIP UNDER SAID CHAPTER 121A

On January 10, 1978, and letters of February 19, 1978, March 6, 1978, and March 22, 1978, (collectively, "the Application"), School House '77 Associates submitted an Application for Approval of a Project under Massachusetts General Laws, Chapter 121A. On April 13, 1978, the Board of the Boston Redevelopment Authority approved the Report and Decision of the Project.

On July 19, 1978, and August 11, 1978, School House '77 Associates submitted a request to amend their project approval as follows:

1. To amend Exhibit C of the Application to include the following requests for variance from the Boston Zoning Code as it relates to the proposed construction of the Lowell Mason School site.

Boston Zoning Code:

Section 23-1 - Permission to deviate from the require-

ment of Section 23-1 that at least 1.0 parking space be provided for each dwelling unit; proposed 0.2 parking space per dwelling unit.

Under Section 23-1 of the Boston Zoning Code there is an exception which allows 0.2 parking space per dwelling unit, the same as requested by the Applicant, in the case of housing for the elderly constructed by the Boston Housing Authority under the Housing Authority Law of the Commonwealth of Massachusetts and/or the United States Housing Act of 1937, Amended. While the project undertaken by the Applicant at this location does not technically fit within this exception, such project is consistent with the purpose of the exception and therefore the variance hereby requested may be granted without substantially derogating from the intent and purposes of the applicable laws, codes, ordinances and regulation.

2. To withdraw Cummings St. Corporation as a General Partner of the Applicant and to substitute Denis A. Blackett as a General Partner of the Applicant.

The design plans have met with the approval of the Boston Redevelopment Authority staff. All future deviations are subject to further staff review.

In the opinion of the General Counsel, this Amendment does not represent a fundamental change and does not require a public hearing.

The Authority hereby approves the "Amendment to the Application and Report and Decision of School House '77 Associates for the Authorization and Approval of a Project under Massachusetts General Laws (Ter.

Ed.) Chapter 121A, as Amended, and Chapter 652 of the Acts of 1960, to be Undertaken and Carried Out by a Limited Partnership Formed under Massachusetts General Laws, Chapter 109, and Approval to Act as an Urban Redevelopment Limited Partnership under Said Chapter 121A," and hereby consents to the Amendments to the Application and Report and Decision thereon as set forth above.

MEMORANDUM

September 21, 1978

TO: BOSTON REDEVELOPMENT AUTHORITY

FROM: ROBERT J. RYAN, DIRECTOR 3673

SUBJECT: AMENDMENT TO REPORT AND DECISION
ON 121A APPLICATION OF SCHOOL HOUSE '77 ASSOCIATES

On April 13, 1978, the Authority voted to adopt a Report and Decision of the Application of School House '77 Associates for approval of an urban Redevelopment Project pursuant to Massachusetts General Laws (Ter. Ed.) Chapter 121A as Amended, and Chapter 652 of the Acts of 1960. The proposal called for the rehabilitation and construction of 128 dwelling units for low and moderate income tenants.

On July 19, 1978, School House '77 Associates submitted a request to amend their project approval. The Applicant requests a Boston Zoning Code variance for reduced parking facilities to amend the site plans to include such.

On August 11, 1978, the Applicant further submitted a request to withdraw Cummings St. Corporation for Denis A. Blackett as a General Partner of the Applicant.

In the opinion of the General Counsel, this Amendment does not represent a fundamental change and does not require a public hearing.

It is therefore recommended that the Authority adopt the attached Amendment to the Application and Report and Decision.

An appropriate vote follows:

VOTED: that the document presented at this meeting entitled, "Amendment to the Application and Report and Decision of School House '77 Associates for the Authorization and Approval of a Project under Massachusetts General Laws (Ter. Ed.) Chapter 121A as Amended, and Chapter 652 of the Acts of 1960, to be undertaken and carried out by a Limited Partnership formed under Massachusetts General Laws, Chapter 109, and Approval to Act as an Urban Redevelopment Limited Partnership under said Chapter 121A" be and is hereby approved and adopted.